

SNAPSHOT of HOME Program Performance--As of 03/31/09
Local Participating Jurisdictions with Rental Production Activities



Participating Jurisdiction (PJ): Ocean County Consortium

State: NJ

PJ's Total HOME Allocation Received: \$20,842,742

PJ's Size Grouping*: B

PJ Since (FY): 1992

Category	PJ	State Average	State Rank	Nat'l Average	Nat'l Ranking (Percentile):**		
					Group	B	Overall
Program Progress:			PJs in State:	27			
% of Funds Committed	88.64 %	91.23 %	21	91.92 %	29		27
% of Funds Disbursed	83.42 %	80.86 %	14	82.65 %	42		43
Leveraging Ratio for Rental Activities	3.42	4.8	17	4.67	33		41
% of Completed Rental Disbursements to All Rental Commitments***	88.15 %	85.76 %	19	81.09 %	35		35
% of Completed CHDO Disbursements to All CHDO Reservations***	72.14 %	63.94 %	13	68.72 %	49		49
Low-Income Benefit:							
% of 0-50% AMI Renters to All Renters	85.94 %	82.92 %	14	79.93 %	62		56
% of 0-30% AMI Renters to All Renters***	46.88 %	44.85 %	15	44.94 %	56		52
Lease-Up:							
% of Occupied Rental Units to All Completed Rental Units***	100.00 %	96.10 %	1	94.87 %	100		100
Overall Ranking:			In State:	12 / 27	Nationally:	60	61
HOME Cost Per Unit and Number of Completed Units:							
Rental Unit	\$63,341	\$27,243		\$25,717	64	Units	5.90 %
Homebuyer Unit	\$8,101	\$16,698		\$14,669	298	Units	27.60 %
Homeowner-Rehab Unit	\$26,992	\$15,248		\$20,391	134	Units	12.40 %
TBRA Unit	\$9,276	\$8,105		\$3,201	582	Units	54.00 %

* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (55 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (202 PJs)

C = PJ's Annual Allocation is less than \$1 million (293 PJs)

** - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

***- This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): Ocean County Consortium NJ

Total Development Costs:
(average reported cost per unit in
HOME-assisted projects)

	Rental	Homebuyer	Homeowner
PJ:	\$92,005	\$130,031	\$25,413
State:*	\$104,190	\$93,818	\$17,134
National:**	\$91,120	\$73,223	\$23,149

CHDO Operating Expenses:
(% of allocation)

PJ: 0.0 %
National Avg: 1.1 %

R.S. Means Cost Index: 1.1

	Rental %	Homebuyer %	Homeowner %	TBRA %		Rental %	Homebuyer %	Homeowner %	TBRA %
RACE:					HOUSEHOLD TYPE:				
White:	60.9	85.9	87.3	75.1	Single/Non-Elderly:	10.9	28.5	22.4	13.9
Black/African American:	28.1	3.7	8.2	14.9	Elderly:	0.0	4.7	20.1	3.8
Asian:	1.6	0.3	0.0	0.0	Related/Single Parent:	57.8	29.5	23.1	51.9
American Indian/Alaska Native:	1.6	0.0	0.0	0.3	Related/Two Parent:	31.3	30.9	31.3	25.9
Native Hawaiian/Pacific Islander:	0.0	0.0	0.0	0.0	Other:	0.0	6.4	3.0	4.5
American Indian/Alaska Native and White:	0.0	0.3	0.0	0.0					
Asian and White:	0.0	0.0	0.0	0.5					
Black/African American and White:	1.6	0.0	0.0	0.0					
American Indian/Alaska Native and Black:	0.0	0.0	0.0	0.0					
Other Multi Racial:	0.0	0.7	0.0	0.7					
Asian/Pacific Islander:	0.0	0.0	1.5	0.2					
ETHNICITY:									
Hispanic	6.3	9.1	3.0	8.2					
HOUSEHOLD SIZE:					SUPPLEMENTAL RENTAL ASSISTANCE:				
1 Person:	10.9	28.2	17.9	12.5	Section 8:	59.4	1.0 [#]		
2 Persons:	17.2	23.2	17.2	28.7	HOME TBRA:	1.6			
3 Persons:	15.6	18.5	21.6	25.8	Other:	9.4			
4 Persons:	39.1	13.8	29.9	18.9	No Assistance:	29.7			
5 Persons:	10.9	13.1	9.0	8.6					
6 Persons:	6.3	1.7	3.7	3.8					
7 Persons:	0.0	0.3	0.7	1.4					
8 or more Persons:	0.0	1.3	0.0	0.3					
					# of Section 504 Compliant Units / Completed Units Since 2001			62	

* The State average includes all local and the State PJs within that state

** The National average includes all local and State PJs, and Insular Areas

Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



**HOME PROGRAM
SNAPSHOT WORKSHEET - RED FLAG INDICATORS**
Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): Ocean County Consortium

State: NJ

Group Rank: 60
(Percentile)

State Rank: 12 / 27 PJs

Overall Rank: 61
(Percentile)

Summary: 0 / Of the 5 Indicators are Red Flags

FACTOR	DESCRIPTION	THRESHOLD*	PJ RESULTS	RED FLAG
4	% OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS	< 71.84%	88.15	
5	% OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS	< 47.80%	72.14	
6	% OF RENTERS BELOW 50% OF AREA MEDIAN INCOME	< 70%**	85.94	
8	% OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS	< 90.38%	100	
"ALLOCATION-YEARS" NOT DISBURSED***		> 3.360	2.59	

* This Threshold indicates approximately the lowest 20% of the PJs

** This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

*** Total of undisbursed HOME and ADDI funds through FY 2005 / FY2005 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

HOME Program Performance SNAPSHOT

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